

# Compton

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## Hoxton

22 Parr Street  
N1 7GW

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Self-contained warehouse-style  
office/industrial space available for  
rent

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## For Rent

8,895 ft<sup>2</sup>

020 7101 2020  
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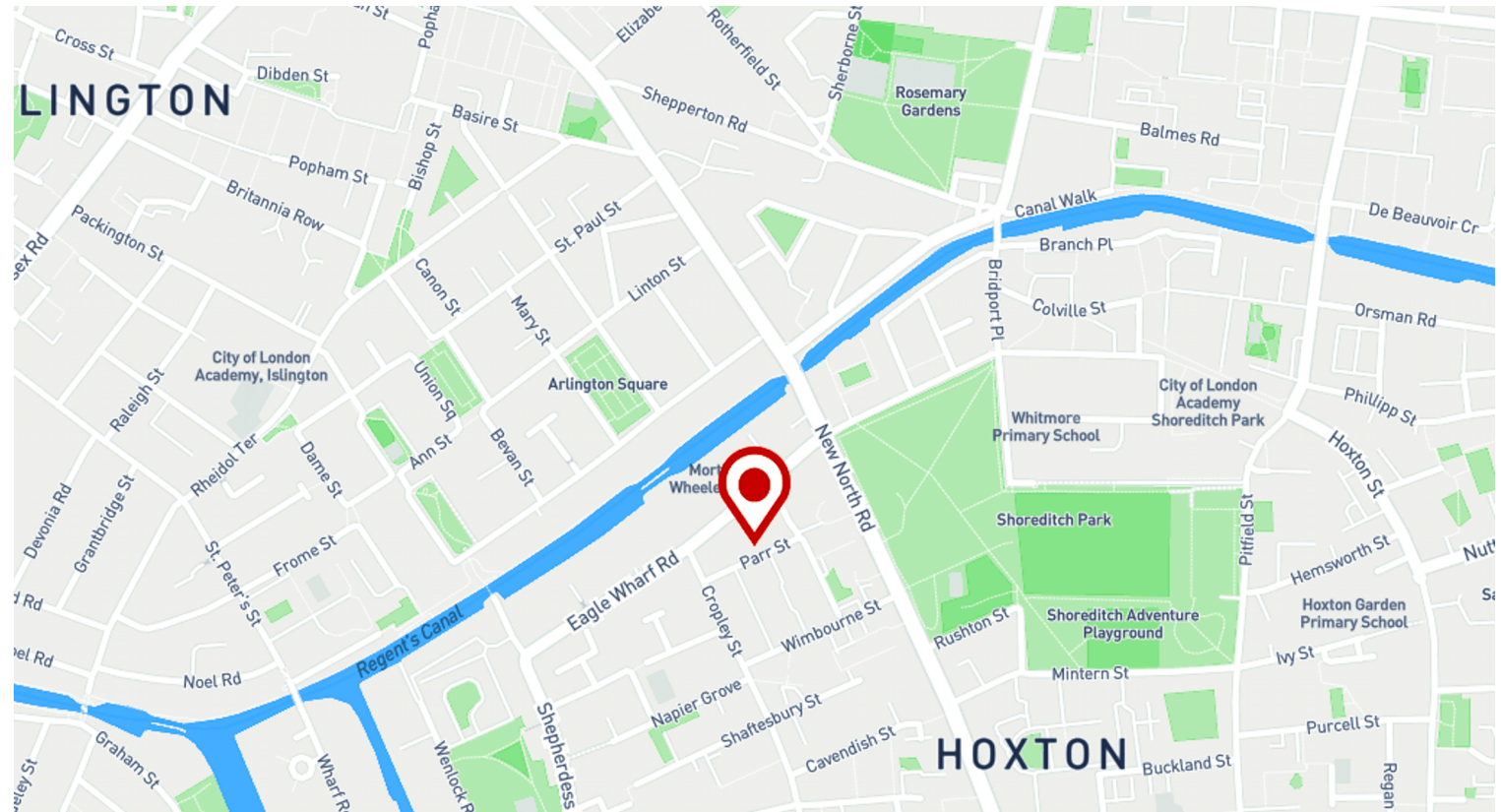
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## Location

Located near Old Street and Angel, the area boasts a wide array of bars, restaurants, cafés and retail spots all within walking distance.

Leading the way with evolving food, fashion and home to a mix of retail, culture and social amenities, Old Street means occupiers get to enjoy the things they want, whenever they want.

Just down the river in Angel, you will find bustling Chapel Market with artisan street food stalls and market favourites – whilst in Camden Passage antique treasures and contemporary homeware sit alongside fashion boutiques and established local restaurants.

Upper Street and the roads branching from it, offer some of London's most celebrated arts venues and diverse retail amenities - all the way from Angel to Highbury Corner.

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Building Exterior

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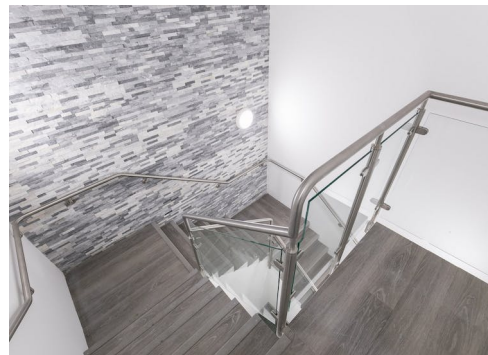
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## Amenities

- Can be leased in its existing condition or with a new Landlord refurbishment (subject to terms)
- Architecturally designed by Buckley Grey Yeoman
- Floor to ceiling heights in excess of 4.0m on the ground floor and 3.5m on the lower ground floor
- Air-conditioning
- Crittall windows
- Use Class E

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## Content

[View on Website](#)



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## Floor Areas & Outgoings

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The accommodation comprises the following areas:

Name	sq ft	sq m	Rent (sq ft)	Availability
Unit - Ground & Lower Ground	8,895	826.37	£27.50	Under Offer
Lower Ground	3,963	368.17	-	Available
Total	12,858	1,194.54	£27.50	

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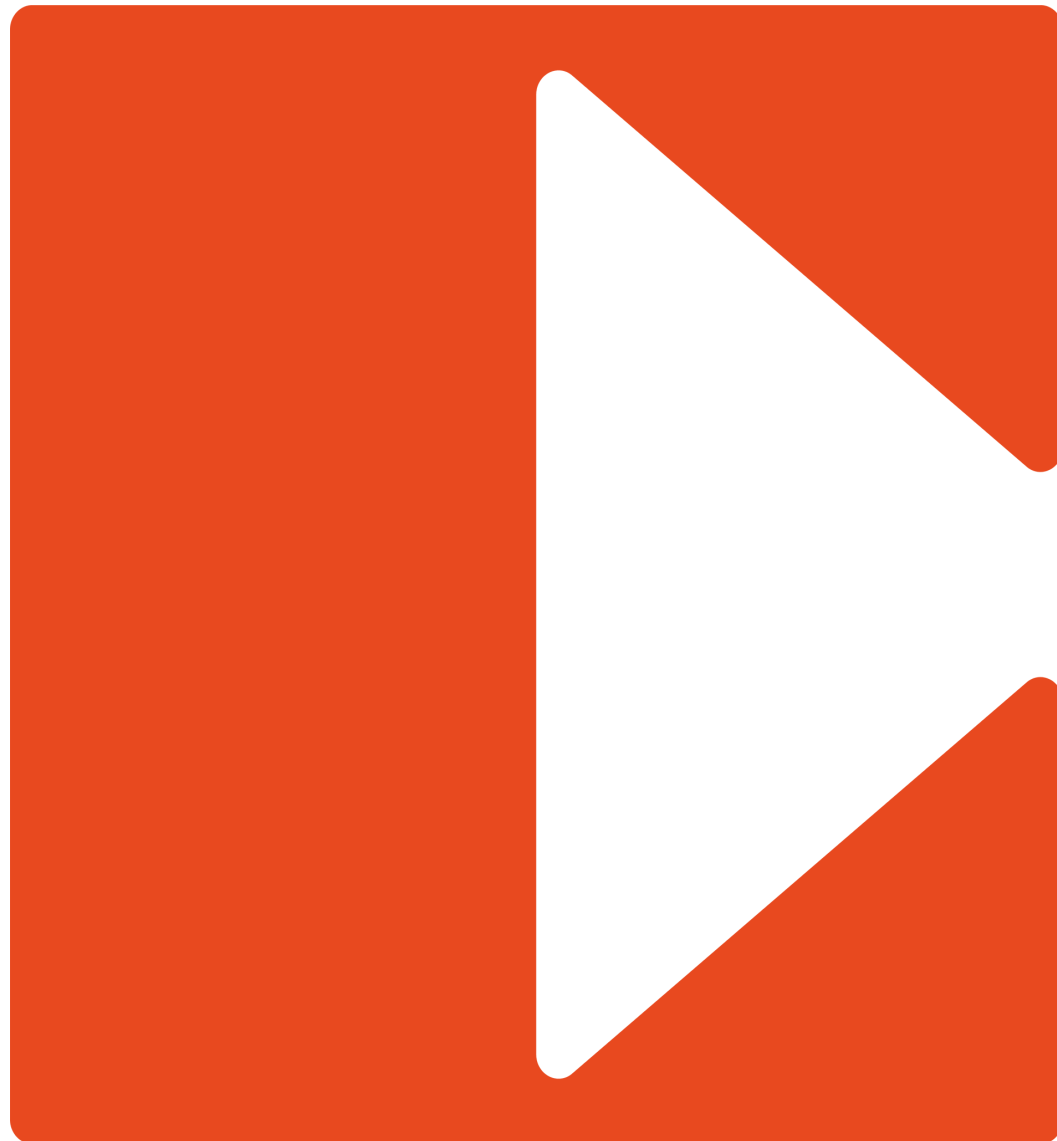
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## Contact Us

All appointments to view must  
be arranged via sole agents,  
Compton, through —

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